

LEGAL NOTICE

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals (ZBA) of the Town of Darien, Connecticut will meet in Public Meeting Room 206 (or alternative if necessary) of the Darien Town Hall, 2 Renshaw Road at 7:45 P.M. on Wednesday, March 23, 2016 or any adjournment or adjournments thereof, to conduct Public Hearings and/or act on the following:

CALENDAR NO. 05-2016 The application of Robert F. Maslan, Jr., Esq. and Maslan Associates PC on behalf of Baywater 1340 BPR, LLC for Shake Shack submitted on December 23, 2015 for variances of Sections 926 and 923 of the Darien Zoning Regulations; to allow the installation of signs; Section 926: four in lieu of one maximum "wall" sign; 63.33 in lieu of 16.67 square feet maximum wall sign area; internal LED illumination of four burger logos/symbols with exposed side and front light strips which is not permitted; and Section 923: installation of three signs on the sides of the building which do not abut a street where none are permitted; installation of one sign on a trellis structure in lieu of a wall and projecting 10'-6" in lieu of 12" maximum from the wall; installation of two burger logos/symbols signs 21' in lieu of 15' maximum above ground level and 24" in lieu of 10" maximum height; installation of a front wall sign with 24" in lieu of 10" maximum letters and logo/symbol height; installation of a southwest right side sign on a trellis structure with 15" in lieu of 10" maximum letters and logo/symbol height. The property is situated on the east side of the Boston Post Road approximately 225 feet north of the intersection with Thorndal Circle and is shown on Assessor's Map #63 as Lot #s 7, 8, 9, 24, 25 & 26, being 1340 Boston Post Road and located in the SB (Service Business - commercial) and R-1/3 (residential) Zones.

CALENDAR NO. 10-2016 The application of Amy S. Zabetakis, Esq. and Rucci Law Group, LLC on behalf of Carnegie Hill Skin Care P.C. submitted on January 25, 2016 for an amendment of Calendar No. 40-2014 and variances of Sections 381-387, 660, and 904 of the Darien Zoning Regulations; to allow the expansion of a "personal service business and/or doctor's office" use; Section 381-387: expansion of a non-conforming use; Section 660: personal service business and/or doctor's office use where none is permitted, with 40.76% in lieu of 20.0% maximum building coverage, and 96.2% in lieu of 80.0% maximum developed site area; and Section 904: 14 in lieu of 24 minimum required parking spaces with less than the required onsite parking depth and backup space. The property is situated on the northeast corner of the intersection formed by Cross Street and Boston Post Road and is shown on Assessor's Map #63 as Lot #18, being 1472 Boston Post Road and located in an SB (Service Business - commercial) Zone.

CALENDAR NO. 12-2016 The application of Wilder G. Gleason, Esq. and Gleason & Associates LLC on behalf of Laura J. Woznitski submitted on February 24, 2016 for a variance of Section 406 of the Darien Zoning Regulations; to allow the construction of a

two story addition; Section 406: 30.0 in lieu of 40.0 feet minimum required rear yard setback. The property is situated on and is shown on Assessor's Map #64 as Lot #101, being 38 Delafield Island Road and located in the R-1 (residential) Zone.

Plans and related application materials may be reviewed during regular office hours, Monday through Friday 8:30 A.M. to 4:30 P.M. at the Planning and Zoning Office, Town Hall, 2 Renshaw Road, Darien, CT. At the Public Hearing, interested persons may be heard and written communication may be received.

Gary Greene,
Chair

ZBA/LegalNot/03.23.2016ph